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2001-07-30 10:20:22
Cook County Recorder 27.50



QUIT CLAIM DEED IN TRUST

THIS INDENTURE WITNESSETH, That the Grantor, JOSEPH A. MINOTTI, JR., a bachelor, of the Village of Steger, State of Illinois, for the consideration of Ten Dollars, and other good and valuable consideration the receipt whereof is hereby acknowledged, hereby convey, and quit-claim unto FIRST COMMUNITY BANK AND TRUST, Beecher, Illinois, as trustee, under the provisions of a trust agreement dated the 31st day of May, 2000, known as FIRST COMMUNITY BANK AND TRUST, TRUST NUMBER 2000-0079, whose address is 660 Penfield St., Beecher, IL 60401, the following described real estate, situated in Cook County, Illinois, to-wit:

See attached legal description FIRST AMERICAN TITLE
ORDER NUMBER QC9716396

Jafer

EXEMPTION APPROVED

Rachel M. Vega
CITY CLERK
CITY OF CHICAGO HEIGHTS

Address of real estate: 602 S. Union, Chicago Heights, IL 60411
Permanent Real Estate Index Number: 32-16-301-009
32-16-301-010

To have and to hold the said premises with the appurtenances upon the trust and for the uses and purposes herein and in said trust agreement set forth. Full power and authority is hereby granted to said trustee to improve, manage, protect and subdivide said premises or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof, and to resubdivide said property as often as desired, to contract to sell, to grant options to purchase, to sell on any terms, to convey either with or without consideration, to convey said premises or any part thereof to a successor or successors in trust and to grant to such successor or successor in trust all of the title, estate, powers and authorities vested in said trustee, to donate, to dedicate, to mortgage, pledge or otherwise encumber said property, or any part thereof, to lease said property, or any part thereof, from time to time, in possession or reversion, by leases to commence in praesenti or futuro, and upon any terms and for any period or periods of time, not exceeding in the case of any single demise the term of 198 years, and to renew or extend leases upon any terms and for any period or period of time and to amend, change or modify leases and the terms and provisions thereof at any time or times hereafter, to contract to make lease and to grant options to lease and options to renew leases and options to purchase the whole or any part of the reversion and to contract respecting the manner of fixing the amount of present or future rentals, to partition or to exchange said property, or any part thereof, for other real or personal property, to grant easements or changes of any kind, to release, convey or assign any right, title or interest in or about or easement appurtenant to said premises or any part thereof, and to deal with said property and every part thereof in all other ways and for such other considerations as it would be lawful for any person owning the same to deal with the same, whether similar to or different from the ways above specified, at any time or time hereafter.

In no case shall any party dealing with said trustee in relation to said premises, or to whom said premises or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said trustee, be obliged to see the application of any purchase money, rent or money borrowed or advanced on said premises, or be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the necessity or

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expediency of any act of said trustee, or be obliged or privileged to inquire into any of the terms of said trust agreement; and every deed, trust deed, mortgage, lease or other instrument executed by said trustee in relation to said real estate shall be conclusive evidence in favor of every person relying upon or claiming under any such conveyance, lease or other instrument, (a) that at the time of the delivery thereof the trust created by this indenture and by said trust agreement was in full force and effect, (b) that such conveyance or other instrument was executed in accordance with the trusts, conditions and limitations contained in this indenture and in said trust agreement or in some amendment thereof and binding upon all beneficiaries hereunder, (c) that said trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument and (d) if the conveyance is made to authorities, duties and obligations of its, his or their predecessor in trust.

The interest of each and every beneficiary hereunder and of all persons claiming under them or any of them shall be only in the earnings, avails and proceeds arising from the sale or other disposition of said real estate, and such interest is hereby declared to be personal property, and no beneficiary hereunder shall have any title or interest, legal or equitable, in or to said real estate as such, but only an interest in the earning, avails and proceeds thereof as aforesaid.

If the title to any of the above lands is now or hereafter registered, the Registrar of Titles is hereby directed not to register or note in the certificate of title or duplicate thereof, or memorial the words "in trust", or "upon condition", or "with limitations", or words of similar import, in accordance with the statute in such case made and provided.

And the said grantors hereby expressly waive and release any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

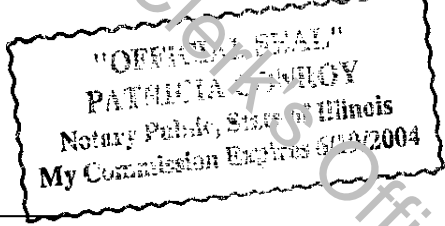
In Witness Whereof, the grantor aforesaid have hereunto set his hand and seal this 20 day of July, 2001.

Seal *Joseph A. Minotti, Jr.*
JOSEPH A. MINOTTI, JR.

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STATE OF ILLINOIS, COUNTY OF WILL, SS: I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY JOSEPH A. MINOTTI, JR., a bachelor, is personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as this free and voluntary act, for the uses and purposes therein set forth.

Under my hand and official seal this 20 day of July, 2001.
My Commission Expires 6-19-04



Patricia Conroy

This instrument was prepared by: Janet Schwieters, 1328 Main Street, Crete, IL 60417
Send Tax Bills to FIRST COMMUNITY BANK AND TRUST, TRUST NUMBER 2000-0079, 660 Penfield, St. Beecher, IL 60401.
Mail to: FIRST COMMUNITY BANK AND TRUST, TRUST NUMBER 2000-0079, 660 Penfield, St. Beecher, IL 60401

Exempt under provisions, paragraph E, Section 4, Real Estate Transfer Tax Act
Date 7/20/01 Buyer, Seller or Representative *[Signature]*

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LEGAL DESCRIPTION

LOTS 1 AND 2 IN BLOCK 48 IN PERCY WILSON'S SOUTH GATE ADDITION TO ARTERIAL HILL, BEING A SUBDIVISION OF PART OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 16, TOWNSHIP 35 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 23, 1927 IN BOOK 250 OF PLATS, PAGE 50, AS DOCUMENT NUMBER 9787874, IN COOK COUNTY, ILLINOIS.

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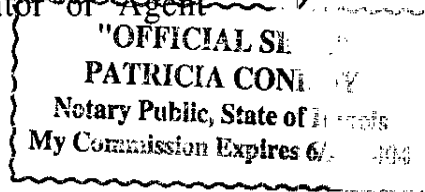
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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Date: July 20, 2001 Signature: _____
Grantor or Agent

Subscribed and Sworn to before me by the said Joseph Minatti this 20th day of July, 2001.

Notary Public Patricia Conroy



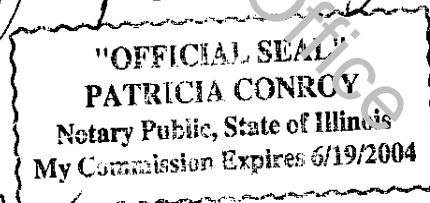
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The grantor or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated: July 20, 2001 Signature: _____
Grantee or Agent

Subscribed and sworn to before me by the said Joseph Minatti this 20th day of July, 2001.

Notary Public Patricia Conroy



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses. (Attach to deed or ABI to be recorded in Cook County, Illinois, exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

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